

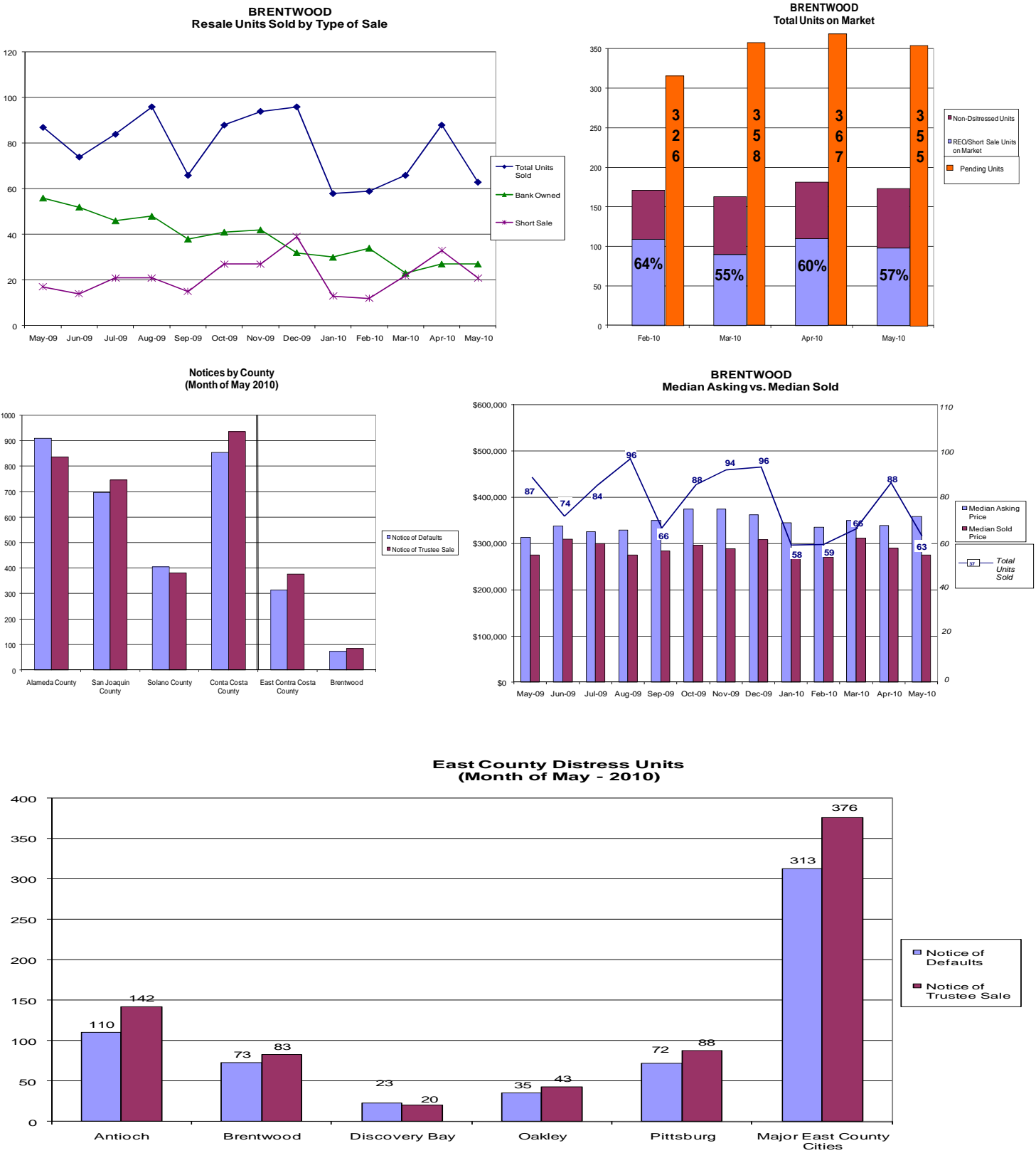


Brentwood Housing Statistics May 2010 Report

Summary:

The housing data contained in this report reflects information reported for the month of May 2010. The total number of active listings on the MLS was 173. There were 355 units pending. The median listing price for May was \$359,000 and the average listing price was \$481,560.

The total units sold in May was 63. This is a sizable drop from the 88 units sold in April. A spike in sales between the months of March and April could be attributed to Federal home purchasing rebate that expired at the end of April. The reduction from 88 units to 63 units might be the reality of the housing market without and rebates/incentives. The median sold price in May was \$275,000 and the average sold price was \$316,522.



Source: www.dataquick.com. All reported data were for cases with a recorded/publication date, within the actual month of May. All data reported as of May 31, 2010.

Please see our definition section located on Page 2.

For questions regarding this publication, please contact Kwame Reed at (925) 516-5405.



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Definitions:

Notice of Default (NOD)

A publicly recorded notice that a property owner has missed scheduled loan payments for a loan secured by a property. Some states require lenders to record a notice of default to begin the foreclosure process

Notice of Trustee Sale (NOT)

A document announcing the public sale of a property to recover a debt owed by the owner of the property. The notice is mailed to parties affected by the sale of a property, advertised in local publications and recorded in public records. Among other information, it provides the date, time and location of the sale.

Real Estate Owned (REO)

This status indicates the property is now owned by the lender or bank as a result of an unsuccessful sale at a foreclosure auction.

Short Sales

A process in which the bank or mortgage lender agrees to discount a loan balance due to an economic hardship on the part of the mortgagor/homeowner. A short sale is typically executed to prevent a foreclosure.

Sold

BRENTWOOD	Mar-10	April-10	May-10
Total # of Properties Sold	66	88	63
# of Short Sales Sold	22	33	21
# of REO's Sold	23	27	27
% of Sold - Distressed	68%	68%	76%
Median Sold Price	312,500	289,500	275,000
Average Sold Price	327,884	311,996	316,522
ANTIOCH	Mar-10	April-10	May-10
Total # of Properties Sold	123	129	130
# of Short Sales Sold	32	24	35
# of REO's Sold	57	74	52
% of Sold - Distressed	72%	76%	67%
Median Sold Price	195,000	200,000	215,000
Average Sold Price	202,690	194,101	221,387
OAKLEY	Mar-10	April-10	May-10
Total # of Properties Sold	51	50	54
# of Short Sales Sold	12	19	14
# of REO's Sold	19	21	26
% of Sold - Distressed	61%	80%	74%
Median Sold Price	232,500	200,000	215,500
Average Sold Price	241,317	217,372	225,090
DISCOVERY BAY	Mar-10	April-10	May-10
Total # of Properties Sold	28	32	22
# of Short Sales Sold	11	11	10
# of REO's Sold	11	10	7
% of Sold - Distressed	79%	67%	77%
Median Sold Price	292,500	287,000	305,500
Average Sold Price	308,907	347,984	367,059

Listings

BRENTWOOD	Mar-10	April-10	May-10
# of Active Listings	163	181	173
# of Short Sales Listed	53	70	66
# of REO's Listed	37	40	32
% of Actives - Distressed	55%	61%	57%
Median Listing Price	349,950	339,500	359,000
Average Listing Price	491,302	447,751	481,560
ANTIOCH	Mar-10	April-10	May-10
# of Active Listings	251	271	269
# of Short Sales Listed	106	119	123
# of REO's Listed	64	72	65
% of Actives - Distressed	68%	70%	70%
Median Listing Price	219,000	215,000	219,000
Average Listing Price	210,757	216,644	218,719
OAKLEY	Mar-10	April-10	May-10
# of Active Listings	134	143	125
# of Short Sales Listed	56	55	48
# of REO's Listed	36	49	30
% of Actives - Distressed	67%	73%	62%
Median Asking Price	267,500	250,000	263,900
Average Asking Price	278,799	261,571	278,654
DISCOVERY BAY	Mar-10	April-10	May-10
# of Active Listings	85	79	89
# of Short Sales Listed	37	22	27
# of REO's Listed	18	15	17
% of Actives - Distressed	65%	47%	49%
Median Asking Price	334,000	439,000	399,000
Average Asking Price	456,173	516,724	531,631